

for sale
£390,000 Freehold

**Paul
Dubberley**



Andrew Gardens BIRMINGHAM B21 9PW

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Property Description

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Entrance Hall

Having a double glazed door to the side elevation.

Bedroom Four Downstairs

7' 5" max x 11' 1" max (2.26m max x 3.38m max)

Having a double glazed window to the front elevation and central heating radiator.

Lounge

15' 9" max x 24' 3" max (4.80m max x 7.39m max)

Having double glazed patio doors, TV point, telephone point, stairs to the first floor and two central heating radiators.

Kitchen

7' 2" x 12' 5" (2.18m x 3.78m)

Having double glazed windows to the front and side elevations, fitted kitchen with a range of wall and base units, with worksurfaces over, stainless steel one bowl sink and drainer, tiling to splash prone areas, electric oven, gas hob, with cooker hood over, plumbing for washing machine, central heating boiler and electric wall heater.

Landing

Having stairs from the lounge, loft access storage cupboard and doors to.

Bedroom One

4' 8" max x 10' 2" max (1.42m max x 3.10m max)

Having two double glazed windows to the rear elevation and central heating radiator.

Bedroom Two

11' 8" max x 9' 2" max (3.56m max x 2.79m max)

Having a double glazed window to the side elevation and central heating radiator.

Bedroom Three

8' 8" max x 11' 5" max (2.64m max x 3.48m max)

Having a double glazed window to the front elevation and central heating radiator.

Bedroom Five

5' 9" max x 11' 5" max (1.75m max x 3.48m max)

Having a double glazed window to the front elevation and central heating radiator.

Bathroom

Having two double glazed windows to the side elevation, fully tiled, bath with mixer taps and shower over, low level WC, vanity wash hand basin, extractor fan and heated towel rail.

Out Building

Having two double glazed French doors.

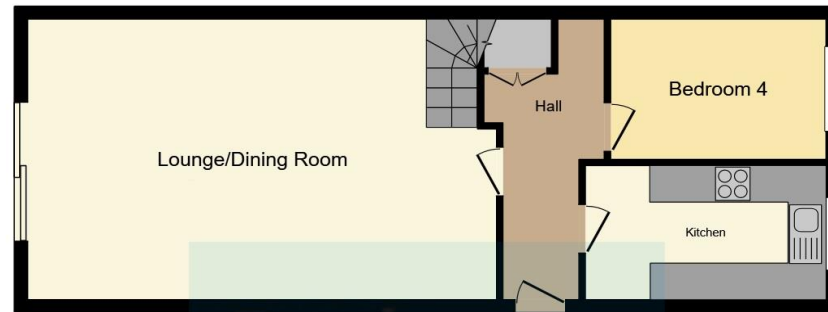
Outside Wc

Having a low level WC and wash hand basin.









Ground Floor



First Floor

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

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EPC Rating: D C/T Band C

view this property online PaulDubberley.co.uk/Property/PWB103810

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